

KENTUCKY BOARD OF HOME INSPECTORS
MEETING MINUTES
July 8, 2014

A meeting of the Kentucky Board of Home Inspectors was held at the Office of Occupations and Professions in Frankfort, KY on July 8, 2014.

MEMBERS PRESENT

Mitch D. Buchanan, Chairman
Robert P. Johnson
J.R. Bone
James A. Chandler, Vice Chairman
Mark G. Oerther
Mark Schmidt
Kevin Farris

OCCUPATIONS AND PROFESSIONS STAFF

Lindsey Lane, Board Administrator (filling in)

OFFICE OF THE ATTORNEY GENERAL

Brian Judy, Office of the Attorney General

MEMBERS ABSENT

Ken Fister

GUESTS

Steve Keeney
Bud Wenk
Brian Smallwood

CALL TO ORDER

Mitch Buchanan, Board Chairman, called the meeting to order at 10:58 a.m.

MINUTES

A motion was made by Mr. Schmidt to approve the meeting minutes from the Special Meeting on June 9, 2014 and the Regular Meeting on June 10, 2014. Mr. Bone seconded that motion and it carried.

MONTHLY FINANCIAL REPORT

The financial statement for the month ending June 30, 2014 was reviewed by the Board.

LICENSURE STATUS REPORT

The licensure report was reviewed. There are currently 360 licensed Home Inspectors.

OCCUPATIONS AND PROFESSIONS REPORT

Ms. Lane reported the current events of O&P including the June 30, 2014 pay delay, the upcoming vacation schedule for Board Administrators, and the continued progress of the database/on-line license renewal project which now has a projected completion date of September 2014.

OLD BUSINESS

Mr. Judy presented the Board with final drafts of all regulations they have been working on with counsel. The Board requested Mr. Judy make some minor revisions to what was presented and file once those have been made. Mr. Judy informed the Board that he can file these before the July 15, 2014 deadline. Mr. Oerther made a motion to approve changes in drafts as directed by the Board

and submit to LRC when complete. Mr. Chandler seconded that motion and it carried. Mr. Judy informed the Board that their public comment hearing will be scheduled at the end of August.

The Board discussed the need to revise some language regarding Continuing Education and how they felt using the term “technical training” would better explain which courses would receive approval as opposed to “business skills” which is the term currently being used. In the past CE providers have submitted courses for approval that the Board believes should be taken by licensees on their own time and not substituted for course work that is necessary for Board requirements. Mr. Oerther made a motion to remove the wording and replace it with “technical skills.” Mr. Chandler seconded that motion and it carried. Mr. Johnson opposed the motion explaining that business skills can relate to their profession as these licensees are operating a business.

NEW BUSINESS

The Board received a request for consideration for a refund from Mr. Smallwood due to a denied renewal application and having since submitted an initial application with the required fee of \$250.00. Mr. Smallwood explained to the Board that while he knew the fees were non refundable he hoped for at least a credit since he paid the full amount for his renewal and his new initial application. After discussion Mr. Schmidt made a motion to refund Mr. Smallwood \$250.00. Mr. Bone seconded that motion and it carried.

Mr. Buchanan took a moment to thank J. R. Bone and Mark Schmidt for their service over the last six years with this Board. This is their last meeting and their seats will be filled soon by the Governor’s office.

EDUCATION COMMITTEE REPORT

The Education Committee recommended the following:

KREIA – Approved CE Courses

- Masonry and Concrete Problems
- KY Law Mock Trial

ASHI – Approved CE Courses

- Basic Electric 2014 – Don’t Be Shocked
- What the heck is that? Components found during an Inspection
- Heat Pumps and Dual Fuel Systems
- Crawl Space & Floor Structure Defects: Recognition, Causes, and Cures
- Proper Installation of Sewer, Plumbing Vent, and Water Heater
- EIFS, Stucco and Stone Update
- Inspecting Old Houses – Why they don’t build them like they used to.
- Inspection of Decks
- Inspecting a Tile Roof – Moderate Climate, Snow and Cold, High Winds/Florida
- Chimney Inspections per the NFPA 211
- Combustion Safety Testing
- Attic and Crawlspace Ventilation
- Air Conditioning – Basics & Beyond

- ASHI Standard Pre-Drywall Inspections
- Common Foundation Problems
- Heating Systems – Inspecting Old and New
- Flat Roofs

ASHI – Denied CE Courses

- 47 Ways to separate your service from the crowd
- Pool and Spa inspection

Mr. Buchanan made a motion to accept the committee's recommendations. Mr. Schmidt seconded that motion and it carried. The application for InterNachi has been deferred for Mr. Fister to review in the August meeting.

APPLICATIONS COMMITTEE

The Applications Committee recommended the following:

- Renewal applications to be approved – Thomas Adams, James Ball, Travis Blevins, Peter Brandt, Raymond Braun, Joseph Cattani, James Condon, Gared Edmunds, Robert English, Ronald Gassert, Brian Gattenby, Nathan Grimes, Jack Benny Langford, Alex Lockstead, Michael Meurer, V. Brook Mundy, Kenneth Osborne, Denver Parrett, Gary Shoulders, Douglas Smith, Rickie Tackett, Mary Tonini, Gerald Walker, Mark Weiss, Don Young, David Scott, Mark Hiten.
- James Marshall – renewal application approved, pending receipt of an additional \$250.00.
- John T. Miller – renewal application denied for not fulfilling 198B.722 and 815 KAR 6:010 Section 5(4)(d).
- Joshua Ross – renewal application approved, pending receipt of an insurance certificate.
- Ronald Simmons – renewal application approved, pending receipt of an insurance certificate and a signature on the application.
- Michael Wilkerson – renewal application deferred for not having background check.
- Initial licensure application(s) to be approved – Shelby Fields, Dwight Griffie, Tim Huff, Adam Rankin, Robert Rice, Brian Smallwood, James Tolliver, and Jesse Robertson.
- Gregory Maitland – initial licensure application approved, pending receipt of an insurance certificate including the policy start and end dates.

Mr. Buchanan motioned to accept the recommendations from the Applications Committee. Mr. Chandler seconded the motion and the motion carried.

COMPLAINTS COMMITTEE

The complaints committee reported that a case is currently in litigation and not eligible for discussion at this time.

Mr. Chandler motioned to accept their report. Mr. Schmidt seconded that motion and it carried.

TRAVEL AND PER DIEM

Mr. Bone made a motion to approve the travel and per diem for members attending today's meeting. The motion, seconded by Mr. Oerther, carried.

NEXT MEETING

The next meeting is scheduled for Tuesday, August 12, 2014 at 10:30am at the Office of Occupations and Professions in Frankfort, KY.

ADJOURNMENT

Mr. Buchanan made a motion to adjourn at 12:32 p.m. The motion was seconded by Mr. Bone and carried.